



**PLANNING COMMISSION  
Minutes of the Regular Meeting  
Council Chambers  
8200 Westminster Boulevard  
Westminster, CA 92683  
July 20, 2016  
6:30 p.m.**

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**1. ROLL CALL: ANDERSON, MANZO, NGUYEN, RICE, AND VO**

PRESENT: Anderson, Manzo, Nguyen, Rice

ABSENT: Vo

**2. SALUTE TO FLAG:**

Commissioner Nguyen led the salute to the flag.

**3. REPORT FROM PLANNING SECRETARY ON LATE COMMUNICATION ITEMS**

Associate Planner Ratkay stated there were no late communications.

**4. EX PARTE COMMUNICATIONS**

Commissioner Rice reported visiting the location for item 8.1, but did not speak with the applicant.

**5. SPECIAL PRESENTATIONS - None**

**6. ORAL COMMUNICATIONS - None**

**7. APPROVAL OF MINUTES – July 6, 2016**

**Motion:** It was moved by Commissioner Nguyen, and seconded by Commissioner Rice, to approve the Planning Commission meeting minutes of July 6, 2016 as presented. The motion carried (4-0) with the following vote:

AYES: ANDERSON, MANZO, NGUYEN, RICE

NOES: NONE

ABSENT: VO

ABSTAIN: NONE

## **8. PUBLIC HEARINGS**

### **8.1 Case No. 2016-25 (Conditional Use Permit)**

**Location:** 14392 Hoover Street (APN #096-201-19)

**Applicant:** Stephanie Adams

A request for a Conditional Use Permit (CUP) to establish an internet only sales company, including used car sales, with warehousing and storage.

Associate Planner Steve Ratkay provided a presentation to the Commission.

Chair Anderson opened the public hearing. The applicant chose not to speak in favor of her project and there were no speakers present in opposition, therefore Chair Anderson closed the Public Hearing.

Chair Anderson inquired how the cars would be stored. Associate Planner Steve Ratkay responded that the conditions of approval in the draft resolution require that all merchandise, including cars, be stored inside at all times; outdoor storage is prohibited.

Commissioner Rice asked the applicant to confirm there would be no customers coming to the property to view merchandise. Commissioner Nguyen asked the applicant if she had customers who wished to see the car before purchasing, would she offer that service.

Stephanie Adams, applicant, stated there would be no customers arriving to the business location and that any car viewing and or test driving would be scheduled by appointment with the car taken to a location to meet the customer.

**Motion was made by Vice Chair Manzo**, and seconded by Commissioner Rice, to approve Case No. 2016-25, a request for a Conditional Use Permit to establish an internet only sales company, including used car sales, with warehousing and storage with the recommended conditions of approval. The motion carried (4-0) with the following vote:

AYES:	ANDERSON, MANZO, NGUYEN, RICE
NOES:	NONE
ABSENT:	VO

## **9. REGULAR BUSINESS**

### **9.1 Case No. 2016-34 (Zone Text Amendment)**

**Location:** CityWide

**Applicant:** City of Westminster

Initiation of a Zone Text Amendment (ZTA) related to amending the City's regulations regarding donation bins.

Chair Anderson explained the process for the Zone Text Amendment. Associate planner Steve Ratkay stated adopting the resolution will formally start the zone text amendment. He added that Code Enforcement Manager, Vicki Morgan, will be present at the September 7, 2016 Planning Commission meeting to provide preliminary findings and asking for the Commission's input regarding what should be included in the zone text amendment.

**Motion was made by Commissioner Rice**, and seconded by Vice Chair Manzo, to adopt a resolution to initiate a zone text amendment, related to amending the City's regulations regarding donation bins. The motion carried (4-0) with the following vote:

AYES:	ANDERSON, MANZO, NGUYEN, RICE
NOES:	NONE
ABSENT:	VO

## **10. REPORTS**

### **10.1.MATTERS FROM THE PLANNING COMMISSION**

Commissioner Nguyen stated he is concerned about the safety of people begging for money on the median of the Magnolia Street and Westminster Boulevard intersection.

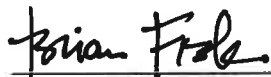
Further discussion amongst the Commission ensued. Chair Anderson asked Associate Planner Steve Ratkay to provide an informal or verbal response to the Commission after following up with the Westminster Police Department takes place.

### **10.2.AB 1234 Reports – None**

## **11. ADJOURNMENT – The meeting was adjourned at 6:50 p.m. to the Regular Meeting on Wednesday, August 3, 2016 at 6:30 p.m.**

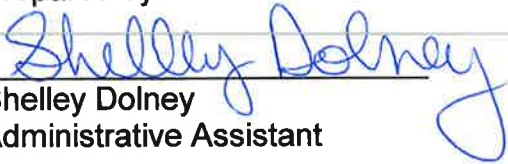


Don Anderson  
Chairman



Brian Fisk  
Planning Commission Secretary

Prepared by:



Shelley Dolney  
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